



**CITY OF LACONIA PLANNING BOARD  
APPLICATION FOR CONDITIONAL USE PERMIT**

Appl # Plan 20-0094 CUP Fee Pd 100 Ck # 8251  
50 postage

Receipt Stamp

**PROPOSED PROJECT NAME/ADDRESS -**  
17 Wester Terrace  
Houses Lot for John Bernard

**RECEIVED**  
SEP 14 2020  
Planning/Zoning  
City of Laconia

Number of Lots/Units 1  
Building/Addition 3200 Sq. Ft.  
Lot/Lots .62 Total Acres  
Total Development Area 1600 Ac/Sq.Ft

**SUBMITTAL REQUEST:** Check all that apply.

Check here if application is an amendment to a previously approved permit. \_\_\_\_\_

- |  |                                |
|--|--------------------------------|
| <input checked="" type="checkbox"/> Wetlands/wetlands buffer, 235-17 | Other CUP requirement: _____   |
| <input type="checkbox"/> Cluster development., 235-40 (B)            | <input type="checkbox"/> _____ |
| <input type="checkbox"/> Steep slope 235-44.2                        | <input type="checkbox"/> _____ |
| <input type="checkbox"/> Marinas and yacht clubs, 235-42D            | <input type="checkbox"/> _____ |
| <input type="checkbox"/> Alternative parking, 235-45D                | <input type="checkbox"/> _____ |

**PARTIES INVOLVED** - Will receive Planner Reviews and Notices of Action by the Board.

**OWNER1** John C. Bernard PHONE 603-494-9799  
ADDRESS P.O. Box 599 FAX \_\_\_\_\_  
Winn NH. 03289 E-MAIL \_\_\_\_\_

**OWNER2** \_\_\_\_\_ PHONE \_\_\_\_\_  
ADDRESS \_\_\_\_\_ FAX \_\_\_\_\_  
E-MAIL \_\_\_\_\_

**APPLICANT** Same PHONE \_\_\_\_\_  
ADDRESS \_\_\_\_\_ FAX \_\_\_\_\_  
E-MAIL \_\_\_\_\_

**AGENT** Same PHONE \_\_\_\_\_  
ADDRESS \_\_\_\_\_ FAX \_\_\_\_\_  
E-MAIL \_\_\_\_\_



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**APPLICATION AUTHORIZATION**

I hereby make application to the City of Laconia for the above-referenced property(ies) and the development as described. To the best of my knowledge the information provided herein is accurate and is in accordance with the Zoning Ordinance and land use regulations of the City, except where waivers are requested. The City of Laconia Planning Board, Technical Review Committee and/or city employees are authorized to enter the property(ies) for purposes of reviewing this proposal and for inspecting improvements as a result of an approval of this proposal. I understand that I am responsible for appearing, or having someone appear on my behalf, at any and all meetings before the Planning Board or Technical Review Committee.

Sign as appropriate. If agent's signature check here for attached certification \_\_\_\_\_  
If non-person check here for attached certification \_\_\_\_\_

PROPERTY OWNER

AGENT

John C. Bernard  
Print Name Here

\_\_\_\_\_  
Print Name Here

[Handwritten Signature]  
Signature of Property Owner

\_\_\_\_\_  
Signature of Agent

Date 9-11-20

Date \_\_\_\_\_



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**PROPERTY INFORMATION** - For multiple lots list each lot separately on an attached sheet.  
Check if additional sheets attached \_\_\_\_\_

Street Address 17 Western Terrace Zoning District RE1  
Map \_\_\_\_\_ Street Western Terrace Lot \_\_\_\_\_ Number Acres Total .62  
Other Street Frontage NONE Deed Reference: Book 3330 Page 148  
Book \_\_\_\_\_ Page \_\_\_\_\_  
Current Use(s) NO Plan Reference: L 81 Plan 83  
L \_\_\_\_\_ Plan \_\_\_\_\_

**PROPOSAL DESCRIPTION** - Use the space below to write a brief description of the development proposal and how it will affect the existing use of the property.

This is a single family house. We propose to use 20 feet of the wetland setback as a lawn. There are no trees that need to be cut/removed. The area has previously been disturbed years ago when a drainage pipe was installed. Some time in the late 1980's the loam was stripped from the entire lot, during the development of South Dawn. We plan to haul loam in and spread across this area and will seed with grass.



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**REQUIREMENTS** - All applications must meet the general requirements. Wetlands/wetlands buffers, cluster developments, steep slopes, marinas/yacht club, and alternative parking have additional requirements. Refer to the appropriate section of the zoning ordinance or the supplemental attachments available. Compliance with all requirements must be documented and submitted as part of this application or it will be considered incomplete.

**ABUTTER INFORMATION** - Abutters include any property owner, whether or not within the city limits, whose property is immediately adjacent to, across a public or private street or street right-of-way, railroad right-of-way or stream. When multiple lots are involved abutters to all properties must be included. **A list of abutters must be attached and applicants are responsible for preparing plain envelopes and certified mail slips, as well as attaching the current postage for certified mail.**

Check if abutter list and materials enclosed

| NAME  | ADDRESS                             | MAP/ST/LOT  |
|---|-------------------------------------|-------------|
| Fields Crossing HOA<br>Att Matt Piekarski<br>South Down Recreation Ass. | 50 Freedom Lane # B<br>Laconia N.H. | ___/___/___ |
| C/o Evergreen Managed Group   | 1921 Parade Rd. Laconia N.H.        | ___/___/___ |
| John C. Bernard<br>Dave + Lynda Knot                                    | 30 Freedom Lane # A                 | ___/___/___ |
| _____   | _____                               | ___/___/___ |
| _____   | _____                               | ___/___/___ |
| _____   | _____                               | ___/___/___ |
| _____   | _____                               | ___/___/___ |
| _____   | _____                               | ___/___/___ |
| _____   | _____                               | ___/___/___ |

**Western Terrace Abutters Information**

Fields Crossing HOA

Attn: Matt Piekarski, President

50 Freedom Lane #B

Laconia NH 03246

MJ FARM ESTATE LLC

PO BOX 599

WINNISQUAM, NH 03289

South Down Recreation Association

c/o Evergreen Management Group

1921 Parade Rd

Laconia, NH 03246

John Bernard

30 Freedom Lane #A

Laconia NH 03246